

DALE A. CALLAWAY, CHAIRMAN
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Sussex County Board of Adjustment

REVISED AGENDA

SEPTEMBER 14, 2015

7:00 P.M.

Call to Order

Pledge of Allegiance

Approval of Agenda

Approval of Minutes for July 20, 2015

Approval of Finding of Facts for July 20, 2015

Approval of Minutes for August 3, 2015

Approval of Findings of Facts for August 3, 2015

Public Hearings

Case No. 11628 – James L. Coxton seek variances to reduce the side yard and front yard setbacks (Section 115-42B and 115-182D of the Sussex County Zoning Ordinance). The property is located on the west side of Quillen Rd. approximately 183 ft. south of Canal Rd. 911 Address: 20590 Quillen Rd., Rehoboth Beach. Zoning District: GR. Tax Map: 334-19.12-36.00

Case No. 11629 – The Jefferson School seeks a special use exception to place two (2) temporary manufactured home type structures for classrooms (Section 115-23A and 115-210A(1) of the Sussex County Zoning Ordinance). The property is located on the north side of Wilson Rd. approximately 1390 ft. west of Sand Hill Rd. 911 Address: 22051 Wilson Rd., Georgetown. Zoning District AR-1. Tax Map: 135-10.00-16.00

Case No. 11630 – Dawn Anderson seek variances to reduce the front yard and side yard setbacks (Section 115-34B and 115-182D of the Sussex County Zoning Ordinance). The property is located on the west side of Bayberry Ln. approximately 1325 ft. south of Cedar Rd. 911 Address: None Available. Zoning District: MR. Tax Map: 533-20.13-63.00



Case No. 11631 – James & Donna Brittingham seeks a variance to reduce the front yard setback (Section 115-25C of the Sussex County Zoning Ordinance). The property is located on the north side of Beauchamp Ln. approximately 285 ft. east of Beaver Dam Rd. 911 Address: 21647 Beauchamp Ln., Harbeson. Zoning District: AR-1. Tax Map: 234-10.00-103.12

Case No. 11632 – Fiore Properties, LLC seeks a special use exception to operate a bed and breakfast inn (Section 115-23C(14) and 115-210A(3)(o) of the Sussex County Zoning Ordinance). The property is located on the east side of Beaver Dam Rd. approximately 1500 ft. north of Holly Mount Rd. 911 Address: 20415 Beaver Dam Rd., Harbeson. Zoning District: AR-1. Tax Map: 234-10.00-103.10

Case No. 11633 – Kevin Gavaghan seek variances to reduce the side yard setback (Section 115-42B of the Sussex County Zoning Ordinance). The property is located on the southeast side of Laws Point Rd. approximately 0.52 miles north of Swann Dr. 911 Address: 37072 Laws Point Rd., Selbyville. Zoning District: GR. Tax Map: 533-12.12-3.00

Case No. 11634 – Ockel Acres, LLC seeks a special use exception to place a telecommunication tower (Section 115-23C(17) of the Sussex County Zoning Ordinance). The property is located on the north side of E. Redden Rd. and on the west side of Donovan Rd. 911 Address: 17120 Ockels Ln., Milton. Zoning District: AR-1. Tax Map: 235-24.00-1.05

Old Business

Case No. 11612 – 19366 Coastal Highway, LLC seek a special use exception to replace an existing billboard and variances from the side yard setback, the separation from another billboard, height, the distance from public lands and maximum square footage for a billboard (Section 115-159.5B(2), 115-159.5B(3), 115-159.5C, and 115-210A(3) of the Sussex County Zoning Ordinance). The property is located on the west side of Coastal Hwy. (Rt.1) between Miller Rd. and Airport Rd. 911 Address: 19366 Coastal Hwy., Rehoboth Beach. Zoning District: C-1. Tax Map: 334-13.00-325.29

Additional Business

Review and Approval of 2016 Schedule

Board of Adjustment meetings can be monitored on the internet at
www.sussexcountyde.gov.

In accordance with 29 Del. C. §10004(e)(2), this Agenda was posted on August 17, 2015, at 10:04 a.m., and at least seven (7) days in advance of the meeting.

This Agenda is subject to change to include the addition or deletion of items, including Executive Sessions, which arise at the time of the Meeting.

Agenda items listed may be considered out of sequence.

Revised: August 18, 2015 (to include Approval of Minutes and Finding of Facts for July 20, 2015 and Old Business Case No. 11612)

Revised: September 1, 2015 (to include Approval of Minutes and Findings of Facts for August 3, 2015)

Revised: September 2, 2015 (to include Additional Business for Review and Approval of 2016 Schedule)

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